| ADDRESS NEW OWNERS | SEND TAX BILLS TO | MAP-PAR NO. |
|---|---|---|
| 5002 Wyoming<br>Nashville, TN 37209 | Security Fed. Savings & Loan Assn<br>4329 Harding Rd<br>PO Box 503778<br>Nashville TN 37205 | 25W-02950<br>103-03<br>115 |

BOOK 8321 PAGE 640

**WARRANTY DEED**

FOR AND IN CONSIDERATION of the sum of **TEN AND NO/100 ($10.00) DOLLARS,** cash in hand paid by the hereinafter named Grantee(s) and other good and valuable considerations, the receipt of which is hereby acknowledged We, **JAMES B. LEE AND WIFE CAROLYN LEE** have bargained and sold, and by these present do transfer and convey unto the said THOMAS HAYDEN LEE AND WIFE LAURIE SANDERS LEE the Grantees herein their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee being part of Block 25 on the plan of Realty Savings Bank and Trust Company's revised plan of West extension of Charlotte Park Company's first addition of record in Book 421, Page 18, R.O.D.C.

Beginning at a point 60 feet from the westerly margin of 50th Avenue North in the Northerly margin of Wyoming Avenue, formerly Sixth Avenue, westerly with said Northern margin 50 feet to a point thence north 150 feet to the southerly margin of a 20 foot alley thence easterly 50 feet with said alley to a point, thence South 150 feet to the point of beginning.

Being part of the same property conveyed to James B. Lee and wife Carolyn Lee by deed from Joe A. Spence and wife Ruth R. Spence of record in Book 8112, Page 618; Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements and plats of record in the Register's Office for said County.

This is improved property known as: **5002 Wyoming, Nashville, TN 37209.**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all gender.

Witness our hands this 26 day of March, 1991.

James B. Lee
JAMES B. LEE

Carolyn Lee
CAROLYN LEE

03465

IDENTIF. REFERENCE

APR 2 10 19 AM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

MAIL EXEMPT

STATE OF TENNESSEE
COUNTY OF DAVIDSON



Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named **JAMES B. LEE**, the bargainor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 28th day of March, 1991.

NOTARY PUBLIC

MY COMMISSION EXPIRES: My Commission Expires Nov. 21, 1992

**********

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State the within named **CAROLYN LEE**, bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 26th day of March, 1991.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-28-94
**********

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $110,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

AFFIANT

Sworn to and subscribed before me, this 28th day of March, 1991.

My Commission Expires Nov. 21, 1992

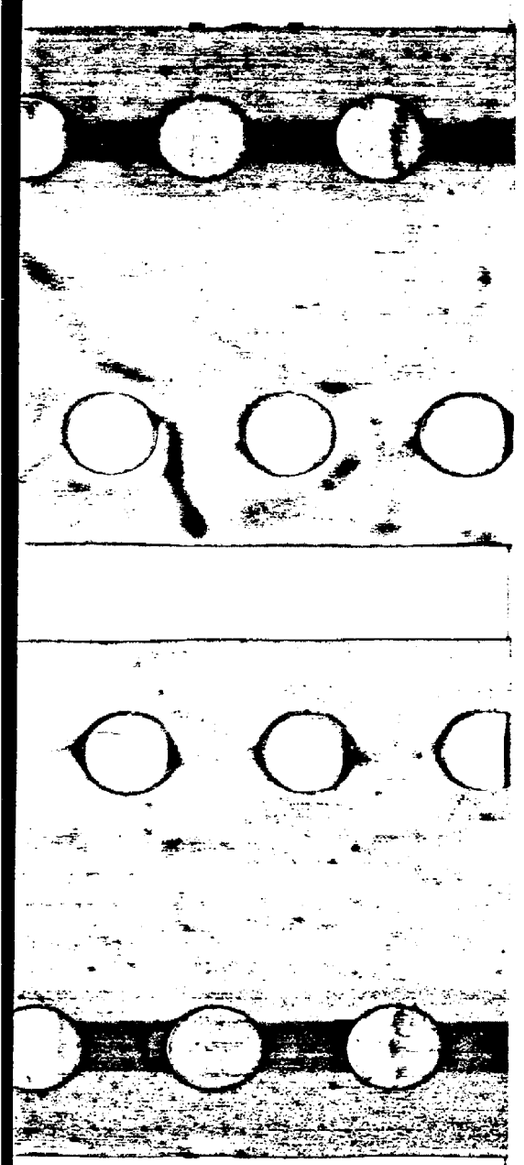
NOTARY PUBLIC

My Commission Expires Nov. 21, 1992

MY COMMISSION EXPIRES: _____

THIS INSTRUMENT PREPARED BY:
RICK M. JOHNSON
3221 Nolensville Rd., Ste. #1
Nashville, TN 37211
(615) 833-5858

1175 04/02 0101 03CHECK 370.00



**OFFICIAL RECEIPT**

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8321 PAGE 642

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TAX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TAX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL |
|---|---|---|---|---|
| | | | | CAMT |
| | | | | 110000.00 |
| | | | | CON TX 363.00 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 6.00 |
| | | | | TOTAL 370.00 |
| | | | | CHECK 370.00 |
| 04/02/91 | | 01 | | 10:19 0001 1175 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03465

IDENTIF. TREFERENCE

APR 2 10 19 AM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 409281